

**CITY OF SAN DIEGO HEARING OFFICER  
DOCKET FOR HEARING OFFICER MEETING  
MARCH 14, 2012  
COUNCIL CHAMBERS, 12<sup>TH</sup> FLOOR  
CITY ADMINISTRATION BUILDING  
8:30 A.M.**

**NOTE:** *Land Use Hearings are held at 8:30 A.M. and are appealable to the Planning Commission. Appeal applications may be obtained on the 3<sup>rd</sup> floor of the Development Services Building, located at 1222 1<sup>st</sup> Avenue, San Diego, CA 92101.*

*If a Sign Language Interpreter, aids for the visually impaired, or Alternative Listening Devices (ALD's) are required, please contact the Disability Services Coordinator at 619-321-3208 at least five (5) working days prior to the meeting to ensure availability. Those items with an asterisk (\*) will include consideration of the appropriate environmental document.*

*Each item presented on this docket is a Process 3 under the Land Development Code Section 112.0501.*

HEARING OFFICER ASSIGNED TO TODAY'S HEARING: Gary Geiler

ITEM-1: **PUBLIC COMMENT - ISSUES WITHIN THE JURISDICTION OF THE HEARING OFFICER NOT PREVIOUSLY HEARD. REQUESTS TO SPEAK SHOULD BE SUBMITTED TO THE HEARING OFFICER RECORDING SECRETARY AT THE TIME OF THE MEETING. NOTE: 3 MINUTE MAXIMUM PER SPEAKER.**

ITEM-2: **REQUESTS FOR CONTINUANCES OR WITHDRAWALS**

ITEM-3: **ITEMS TO BE PLACED ON CONSENT AGENDA.**

*~Continued from February 15, 2012*

ITEM-4: **BURKS RESIDENCE - PROJECT NO. 235485**  
City Council District: 2; Plan Area: Ocean Beach

**STAFF: Sandra Teasley**

Coastal Development Permit, Neighborhood Development Permit for Environmentally Sensitive Lands and a Variance to demolish an existing duplex and construct a 3-story, 1,748-square-foot single family home. A Variance is required to allow a deviation to the development regulations of the RM-2-4 Zone to allow 100 percent of the allowable floor area ratio (0.70 percent) to be utilized for habitable areas where 25 percent of the floor area ratio must be reserved for required parking. The second Variance request is to allow the construction of the carport to be located in front of the building façade where the regulations require the carport to be set back at least 5 feet from the façade. Exempt from Environmental. Report No. HO-12-004

**RECOMMENDATION:**

Approve

HEARING OFFICER DOCKET OF MARCH 14, 2012

ITEM-5: **HAMPTON INN AT MISSION VALLEY - PROJECT NO. 255329**  
City Council District: 6; Plan Area: Mission Valley

**STAFF: Sandra Teasley**

Site Development Permit to demolish three hotels buildings (for 182 guest rooms) and a restaurant building, and construct a one, 5-story hotel building accommodating 182 guest rooms. No restaurant/banquet building is proposed. The existing parking structure would remain on site. The total square footage of the facility would be reduced. The project includes a Transportation Demand Management Plan for reduced parking. Exempt from Environmental. Report No. HO-12-022

**RECOMMENDATION:**

Approve

ITEM-6: **LA JOLLA COVE LIFEGUARD - PROJECT NO. 25499**  
City Council District: 1; Plan Area: La Jolla

**STAFF: John S. Fisher**

Site Development and Coastal Development Permit to demolish an existing lifeguard tower, auxiliary building and wood stairs and construct a new observation tower, storage facility and public view deck at La Jolla Cove within the RS-1-7 Zone, Coastal Overlay Zone (appealable area) in Council District 1. Exempt from Environmental. Report No. HO-12-023

**RECOMMENDATION:**

Approve

ITEM-7: **BIRDROCK FINE WINE - PROJECT NO. 264116**  
City Council District: 1; Plan Area: La Jolla

**STAFF: Glenn Gargas**

Conditional Use Permit for wine tasting bar and retail sales in an existing 900 square foot tenant space. The property is located at 5687 La Jolla Boulevard, in Zone 4 of La Jolla Planned District, Coastal (non-appealable) Overlay Zone, Coastal Height Limitation Overlay Zone, Parking Impact overlay Zone, Transit Area Overlay Zone and within the La Jolla Community Plan area. Exempt from Environmental. Report No. HO-12-025

**RECOMMENDATION:**

Approve